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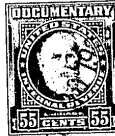
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Recorded at Request of STATE ROAD COMMISSION DEC 30 1963

By *Edna F. Holmes* of Salt Lake County

WARRANTY DEED  
(Controlled Access)

Description No. 01-7:478:A  
Project No. I-15-7(3)289



Grant S. Jensen and Maxine B. Jensen, his wife  
Edward J. Holmes and Helen J. Holmes, his wife grantor  
of Salt Lake, County of Salt Lake, State of Utah  
hereby convey(s) and warrant(s) in fee simple to the STATE ROAD COMMISSION OF UTAH,  
Grantee, for the sum of Twenty thousand two hundred and Sixty Dollars,  
the following described tract of land in Salt Lake County, State of Utah, to-wit:

A parcel of land in fee for a freeway known as Project No. 01-7, being part of an  
entire tract of property in the SW $\frac{1}{4}$ SE $\frac{1}{4}$  of Section 12, T. 3 S., R. 1 W., S.L.M. The  
boundaries of said parcel of land are described as follows:

Beginning on the south line of said Section 12 at a point 832 ft. west from the  
SE. corner of said SW $\frac{1}{4}$ SE $\frac{1}{4}$ ; thence West 381.7 ft. to the easterly right of way line  
of the D. & R.G.W. R.R.; thence Northerly 16.5 ft.; thence East 73 ft., more or less,  
to a point 140.0 ft. radially distant westerly from the center line of said project;  
thence Northerly 401 ft., more or less, along the arc of a 34,517.5 ft. radius curve  
to the right to a point opposite Engineer Station 952+00 (Note: Tangent to said curve  
at its point of beginning bears approximately N. 05° 44' W.); thence N. 02° 04' W.  
201.0 ft.; thence Northerly 317 ft., more or less, along the arc of a 34,507.5 ft.  
radius curve to the right to a southerly boundary line of that portion of the Agatha  
N. Wynn property retained for a homesite (Note: Tangent to said curve at its point of  
beginning bears N. 04° 44' W.); thence East 44 ft., more or less, to an easterly boundary  
line of said homesite property; thence North 110 ft.; thence West 52 ft., more or less,  
to a point 130.0 ft. radially distant westerly from the center line of said project;  
thence Northerly 322 ft., more or less, along the arc of a 34,507.5 ft. radius curve to  
the right to the center line of 100th South Street (Note: Tangent to said curve at  
its point of beginning bears approximately N. 04° 02' W.); thence N. 89° 59' E. 346 ft.,  
more or less, to a point 40.0 ft. perpendicularly distant easterly from the center  
line of a frontage road for said project; thence S. 03° 54' E. 124.8 ft., more or less,  
to an easterly boundary line of said entire tract; thence Southerly 120 ft., more or  
less, along said easterly boundary line to the point of beginning.

Subject to a right of way as follows:

Beginning 832 ft. West of the SE. corner of the SW $\frac{1}{4}$ SE $\frac{1}{4}$  Section 12, T. 3 S.,  
R. 1 W., S.L.M.; thence North 2 rods; thence West 230 ft.; thence South 1 rod;  
thence West to within 50 ft. of the center of the D. & R.G.W. R.R. Company's right  
of way; thence South 1 rod; thence East to the point of beginning as shown on the  
official map of said project on file in the office of the State Road Commission of  
Utah. Above described parcel of land contains 10.68 acres, more or less, of which  
0.55 acre, more or less, is now occupied by the existing 100th South Street and the  
above described right of way. Balance 10.13 acres, more or less.

Any and all water rights pertaining to the above described land are hereby  
reserved by the grantor, and the grantee shall not be liable for any water assessments  
now due or which shall become due.

To enable the grantee to construct and maintain a public highway as a freeway,  
as contemplated by Chapter 63, Laws of Utah, 1945, said highway to consist of inner  
through traffic lanes and adjacent frontage road, the grantor hereby release  
and relinquish to the grantee, any and all rights or easements appurtenant to the  
grantors remaining property by reason of the location thereof with reference to said  
highway, including, without limiting the foregoing, all rights of ingress to or egress  
from the grantors remaining property contiguous to the lands hereby conveyed to or from  
said inner lanes; provided, however, that such remaining property of the grantor shall  
abut upon and have access to said frontage road which will be connected with said inner  
through traffic lanes only at such points as may be established by public authority.

WITNESS, the hand s of said grantor 6th, this November day of  
A. D. 1963.

Signed in the presence of:

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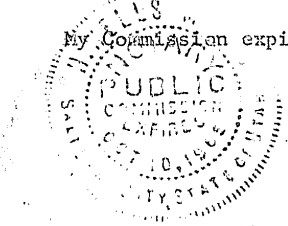
*Edward J. Holmes*  
*Helen J. Holmes*  
*Grant S. Jensen*  
*Maxine B. Jensen*

STATE OF UTAH )  
 : ss  
COUNTY OF Salt Lake )

On the 6th day of November, A. D. 19 63 personally appeared before me Edward J. Holmes and Helen J. Holmes, his wife the signer of the within instrument, who duly acknowledged to me that he executed the same. Grant S. Jensen and Maxine B. Jensen, his wife

My Commission expires 10-10-65

*[Handwritten Signature]*  
Notary Public



Revised by WLJ, 7/18/63